

OK

18191

WARRANTY DEED - STATUTORY FORM
INDIVIDUAL GRANTOR

JIMMEY L. HALE and VIRGINIA S. HALE, husband and wife

conveys and warrants to WAYNE L. FOOTE and LOUISE H. SHOMAR, with the right of survivorship.

Grantee, the following described real property free of encumbrances except as specifically set forth herein situated in Klamath County, Oregon, to-wit: Lot 15 in Block 17 of Tract 10640 - SECOND ADDITION TO RIVER PINE ESTATES, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon.

2309-013C0-05500, KEY NO. 130316

The said property is free from encumbrances except THOSE SHOWN ON THE REVERSE SIDE IF ANY

The true consideration for this conveyance is \$24,500.00 (Here comply with the requirements of ORS 93.030)

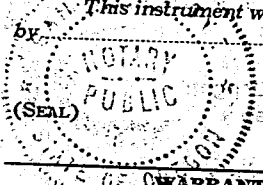
Dated this 23 day of July, 1990

THIS INSTRUMENT WILL NOT ALLOW USE OF THE PROPERTY DESCRIBED IN THIS INSTRUMENT IN VIOLATION OF APPLICABLE LAND USE LAWS AND REGULATIONS. BEFORE SIGNING OR ACCEPTING THIS INSTRUMENT, THE PERSON ACQUIRING FEE TITLE TO THE PROPERTY SHOULD CHECK WITH THE APPROPRIATE CITY OR COUNTY PLANNING DEPARTMENT TO VERIFY APPROVED USES.

Jimmy L. Hale
JIMMEY L. HALE
Virginia S. Hale
VIRGINIA S. HALE

STATE OF OREGON, County of Deschutes

This instrument was acknowledged before me on July 23, 1990, JIMMEY L. HALE AND VIRGINIA S. HALE



Charles L. Tye
Notary Public for Oregon
My commission expires 8-30-90

OF WARRANTY DEED

JIMMEY L. HALE	GRANTOR
WAYNE L. FOOTE	GRANTEE
GRANTEE'S ADDRESS, ZIP	
After recording return to:	
WAYNE L. FOOTE	
LOUISE H. SHOMAR	
13631 SAN PABLO AVE. #18	
SAN PABLO, CA 94806	
NAME, ADDRESS, ZIP	

Until a change is requested, all tax statements shall be sent to the following address:
SAME AS ABOVE

NAME, ADDRESS, ZIP

STATE OF OREGON, } ss.
County of }

I certify that the within instrument was received for record on the _____ day of _____, 19____, at _____ o'clock _____ M., and recorded in book/reel/volume No. _____ on page _____ or as fee/file/instrument/microfilm/reception No. _____, Record of Deeds of said county.

Witness my hand and seal of County affixed.

NAME _____ TITLE _____

By _____ Deputy

90 JUL 27 PM 1 45

MOUNTAIN TITLE COMPANY

15072

1. Taxes for the fiscal year 1990-1991, a lien not yet payable.

2. Reservations as contained in deed from The Shevlin-Hixon Company to Brooks-Scanlon, Inc. recorded March 28, 1951, in Volume 246, Page 165, Records of Klamath County, Oregon, as follows:

"...subject to any and all railroad rights of way, and easements for public and private roads and highways, logging road, telephone, telegraph and power lines, if any, there be, in addition to those hereinabove specifically set-out, created by instruments or proceedings shown by the public records of Klamath County, Oregon, or evidenced by actual occupancy or use; and is also made subject to any and all exceptions and reservations contained in any patent to any of said lands from the United States of America."

3. Right-of-way Easement, subject to the terms and provisions thereof,

Dated: June 23, 1972

Recorded: June 26, 1972

Volume: M72, Page 6813, Microfilm Records of Klamath County, Oregon

From: Betty Ahern

To: Midstate Electric Cooperative, Inc.

4. Covenants, conditions and restrictions, but omitting restrictions, if any, based on race, color, religion or national origin, imposed by instrument, subject to the terms and provisions thereof, recorded in Volume M72, Page 6815, Microfilm Records of Klamath County Oregon.

5. Reservations and restrictions as contained in plat dedication, to wit:

"said plat being subject to building setback lines and street reservation strip as shown on the annexed plat."

6. A 25 foot building setback along front of lots as shown on dedicated plat.

7. An agreement, created by instrument, subject to the terms and provisions thereof,

Dated: August 1, 1985

Recorded: January 30, 1986

Volume: M86, Page 1807, Microfilm Records of Klamath County, Oregon.

Between: Midstate Electric Cooperative, Inc., and Velma Harryman

For: Electrical services

8. Deed of Trust, including the terms and provisions thereof, to secure and indebtedness of the amount herein stated.

Amount: \$9,500.00

Dated: December 17, 1987

Recorded: December 23, 1987

Book/Page: M87/22826, Microfilm Records of Klamath County, Oregon

Grantor: Jimmey L. Hale and Virginia S. Hale, husband and wife

Trustee: Mountain Title Company of Klamath County

Beneficiary: Gilbert N. Harryman and Velma V. Harryman, not as tenants in common, but with the right of survivorship

STATE OF OREGON: COUNTY OF KLAMATH: ss.

Filed for record at request of Mountain Title Co. the 27th day of July A.D., 19 90 at 1:45 o'clock PM., and duly recorded in Vol. M90 of Deeds on Page 15071.

FEE \$33.00

Evelyn Biehn, County Clerk
By Douglas Mendenhall